

I hereby certify this to be a true copy of
the original order
dated this 28 day of Jan 2020

Clerk's stamp:


for Clerk of the Court

COURT FILE NUMBER 1901-18029

COURT COURT OF QUEEN'S BENCH OF ALBERTA

JUDICIAL CENTRE CALGARY



IN THE MATTER OF AN APPLICATION UNDER
SECTION 47(1) OF *THE BANKRUPTCY AND
INSOLVENCY ACT*, RSC 1985, C B-3

APPLICANTS

SUN LIFE ASSURANCE COMPANY OF CANADA
AND THOSE OTHER APPLICANTS SET OUT IN
SCHEDULE "A.1" OF THE INTERIM RECEIVERSHIP
ORDER DATED DECEMBER 20, 2019

RESPONDENTS

SUNDANCE PLACE II LTD., SUNDANCE PLACE II
1000 LIMITED PARTNERSHIP BY ITS GENERAL
PARTNER SUNDANCE PLACE II LTD., AND THOSE
OTHER RESPONDENTS SET OUT IN SCHEDULE
"A.2" OF THE INTERIM RECEIVERSHIP ORDER
DATED DECEMBER 20, 2019

DOCUMENT

ORDER

ADDRESS FOR SERVICE AND
CONTACT INFORMATION OF PARTY
FILING THIS DOCUMENT

Dentons Canada LLP
Bankers Court
15th Floor, 850 - 2nd Street S.W.
Calgary, Alberta T2P 0R8
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File No.: 131079-100

Date on which this order was pronounced: January 28, 2020

Location where order was pronounced: Calgary, Alberta

Name of judge who made this order: The Honourable Justice K.M. Horner

UPON THE APPLICATION by Alvarez and Marsal Canada Inc., LIT, in its capacity as the Court-appointed receiver and manager (the "**Interim Receiver**") of the undertaking, property and assets of the Respondents (collectively, the "**Debtors**"); AND UPON having read the First Report of the Interim Receiver (the "**First Report**") dated January 22, 2020 (confidential and redacted), filed, and the Second Report of the Interim Receiver ("**Second Report**") dated January 27, 2020, filed; AND UPON having read the Affidavit of Michelle Schop sworn January 20, 2020, filed; AND UPON having read the Affidavit of Service of Michelle

Schop sworn January 27, 2020, filed; AND UPON hearing submissions of counsel to the Interim Receiver, counsel for those Applicants who made submissions and counsel for the Debtors;

IT IS HEREBY ORDERED AND DECLARED THAT:

1. Service of notice of this application and supporting materials is hereby declared to be good and sufficient, and no other person is required to have been served with notice of this application, and time for service of this application is abridged to that actually given.
2. The Interim Receiver's activities as set out in the First Report and Second Report are hereby ratified and approved.
3. The Property Management Agreement between the Interim Receiver and Colliers Macaulay Nicolls Inc. ("**Colliers**") is hereby approved as it applies to this interim receivership proceeding and all further receivership proceedings in the within action..
4. Colliers is hereby permitted to withdraw its Undertaking at paragraph 5 of the Transition Agreement as appended as Appendix "E" of the First Report.
5. Service of this Order shall be deemed good and sufficient in the manner set out at paragraphs 42 and 43 of the Interim Receivership Order dated December 20, 2019 in the within action (the "**Interim Receivership Order**").
6. The Legal Land Description of the Lands described at No. 1 of Schedule C of the Interim Receivership Order is hereby deleted and replaced with the following:

PLAN SOUTH AIRWAYS INDUSTRIAL PARK CALGARY 7810077
BLOCK FIFTEEN (15)
LOT ONE (1) EXCEPTING THE SOUTH EIGHTY EIGHT AND
FOUR HUNDRED AND ONE THOUSANDTHS (88.401) METRES
IN PERPENDICULAR WIDTH THROUGHOUT THE SAID LOT
CONTAINING 0.846 HECTARES (2.09 ACRES) MORE OR LESS
EXCEPTING THEREOUT ALL MINES AND MINERALS
7. The Respondent Airdrie Creekside Capital Corp and Airdrie Creekside Limited Partnership by its general partner Airdrie Creekside Capital Corp under Schedule A.2 of the Interim Receivership Order, corresponding with Canada ICI Capital Corporation as Applicant, is hereby deleted from Schedule A.2 of the Interim Receivership Order.


Justice of the Court of Queen's Bench of Alberta